



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 100
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMMT 60
Interior Floor	14	CARPET 40
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories		1. 100
Units		0 100
Occupancy	00	NONE 100

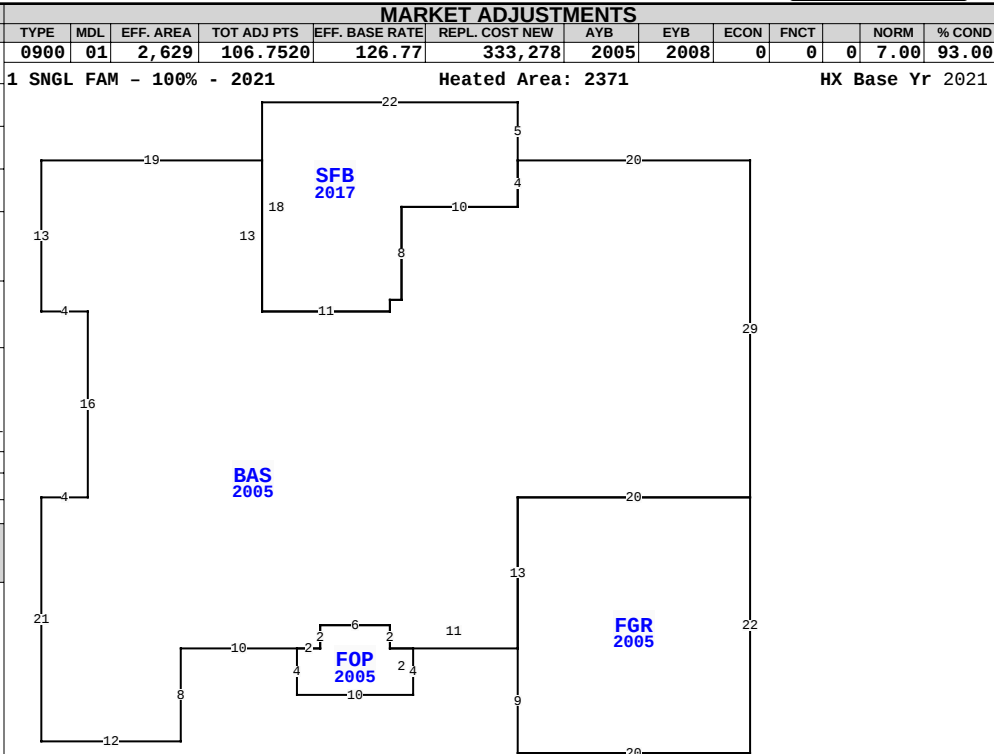
Quality	03	Quality Level 03
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4041.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,127	100	2,127	250,765
FGR	440	55	242	28,531
FOP	52	30	16	1,886
SFB	305	80	244	28,767

TOTALS	2,924		2,629	309,949
--------	-------	--	-------	---------

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	946.00	SF	5.20	5.20	
2	0861	POOL GUNIT	0	100	25	14	350.00	SF	85.00	85.00	
3	0855	CONC PAVER	0	100	0	0	1,077.00	SF	10.00	10.00	
4	0476	VF 6 SBPL	0	100	0	0	110.00	LF	32.00	32.00	
5	0470	VNYL GATE	0	100	0	0	1.00	UT	300.00	300.00	

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	CONSRV
1	000100	C	SFR	100			0.00	0.00	1.00	LT	



32325 GRAND PARKE BLVD, FERNANDINA BEACH	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

TOTAL OB/XF											
37,162											

TOTAL OB/XF											
37,162											

NASSAU COUNTY PROPERTY											
VALUATION SUMMARY										PAGE 1 of 1	
VALUATION BY										STANDARD	
Tax Group: 4										Tax Dist:	
BUILDING MARKET VALUE										309,949	
TOTAL MARKET OB/XF VALUE										37,162	
TOTAL LAND VALUE - MARKET										65,000	
TOTAL MARKET VALUE										412,111	
SOH/AGL Deduction										119,606	
ASSESSED VALUE										292,505	
TOTAL EXEMPTION VALUE										60,000	
BASE TAXABLE VALUE										232,505	
TOTAL JUST VALUE										412,111	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										326,453	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B1125214	SWIM POOL	26,400	10/10/2011
E15567	ELEC OTHER	2,000	08/01/2005
M10148	MECH OTHER	0	08/01/2005
R07876	REPAIR/RRF	2,800	07/01/2005
B15570	NEW CONSTR	153,583	07/01/2005
P09712	OTHER	0	07/01/2005

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2394/0569	7/15/2020	WD	Q	I	01	362,500	
GRANTOR: BERKEY DOUGLAS NEIL &							
GRANTEE: MORGAN TIMOTHY W &							
2047/1702	5/23/2016	WD	Q	I	01	297,400	
GRANTOR: SARGENT CHRISTOPHER &							
GRANTEE: BERKEY DOUGLAS NEIL							

BUILDING NOTES											
----------------	--	--	--	--	--	--	--	--	--	--	--

BUILDING DIMENSIONS											
BAS=[YR=2005] W20 SFB=[YR=2017] N5 W22 S18 E11 N1 E1 N8 E10 N4\$ S4 W10 S8 W1 S1 W11 N13 W19 S13 E4 S16 W4 S21 E12 N8 E10 FOP=[YR=2005] S4 E10 N4 W2 N2 W6 S2 W2\$ E2 N2 E6 S2 E11 FGR=[YR=2005] S9 E20 N22 W20 S13\$ N13 E20 N29\$.											